

Headquarters, Department of the Army



Non-BRAC Excess Installations

Conveyance Progress Reports

As of 1 October 2015

Office of the Assistant Chief of Staff for Installation Management (OACSIM)

Operations Directorate – Base Realignment and Closure (ODB)

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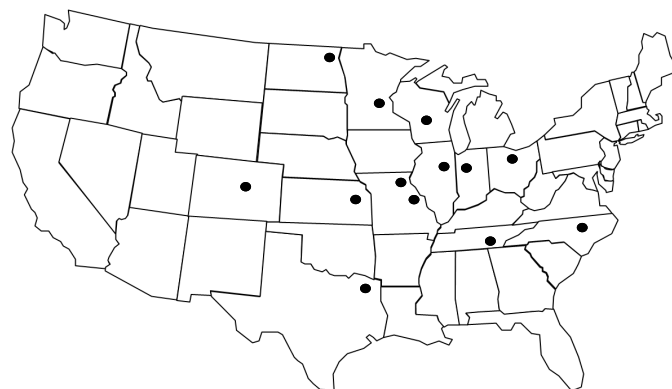
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Status Summary

On 3 December 2001, the VCSA directed an Industrial Base Program Review in support of Army Transformation requirements. In October 2002, this review resulted in the transfer of 13 excess industrial installations from AMC to ACSIM for divestiture, and the BRAC Division was assigned the mission of managing conveyance and caretaking activities for these Non-BRAC Excess (NBE) installations. The initial NBE installation list included the following:

Badger AAP, WI
 Charles Melvin Price Support Center (CMPC), MO
 Indiana AAP, IN
 Kansas AAP, KS
 Joliet AAP, IL
 Longhorn AAP, TX
 Ravenna AAP, OH
 Rocky Mountain Arsenal (RMA), CO

St. Louis AAP, MO
 Sunflower AAP, KS
 Tarheel Army Missile Plant (TAMP), NC
 Twin Cities AAP, MN
 Volunteer AAP, TN



The NBE installation list has been updated three times since then. Kansas AAP, previously designated a partial closure, was removed from the NBE Program in 2005 when the entire installation was recommended for closure by the BRAC 2005 Commission. The installation list was revised again in November 2005 when Stanley R. Mickelsen Safeguard Complex (SRMSC), ND was added to the NBE program. Finally, in October 2014, responsibility for the property remaining under Army control at RMA was transferred to IMCOM.

There are significant differences between ACSIM BRAC Division's management of NBE and BRAC installations. BRAC conveyance activities are funded through the BRAC appropriation and governed by BRAC Laws, and the Army has been delegated authority to dispose this excess property. NBE cleanup and conveyance activities are funded by both Army Operations & Maintenance and Army Environmental Restoration appropriations and governed by the Federal Property & Administrative Services Act of 1949; GSA serves as the designated disposal authority.

Conveyance Overview

At various times throughout the period of 1992-2005, the NBE installations were declared excess to the Army's requirements and the existing acreage made available for reuse. Prior to the transfer of responsibility for environmental cleanup operations and property conveyance to ACSIM in October 2002, the Army Materiel Command had begun to convey property.

Conveyance Overview (Continued)

Currently, six of the installations have all excess property conveyed: Ravenna AAP, St. Louis AAP, Sunflower AAP, SRMSC, TAMP, and Volunteer AAP. With the transfer of RMA to IMCOM*, BRACD's conveyances for that installation are also complete. 100% of NBE property remaining under BRACD management is projected for conveyance by the end of FY17.

Installation	Year Excess Determined	Total Excess Acres	Acres Disposed	Acres Remaining	FY16	FY17
Badger AAP	2000	7,271	6,741	530	530	
CMPC	2001	747	743	4	4	
Indiana AAP	1998	10,001	8,867	1,134	1,134	
Joliet AAP	1993	23,492	22,048	1,444	1,322	122
Longhorn AAP	1998	8,468	7,114	1,354	166	1,188
Ravenna AAP	1993	21,419	21,419	0		
RMA*	1992	15,803	15,803	0**		
SRMSC	2005	600	600	0		
St. Louis AAP	1994	21	21	0		
Sunflower AAP	1998	9,065	9,065	0		
TAMP	1995	32	32	0		
Twin Cities AAP	2002	2,306	2,141	165	135	30
Volunteer AAP	1998	6,439	6,439	0		
Total		105,664	101,033	4,631	3,291	1,340

*On 1 Oct 2014, ODB transferred responsibility for the remaining 1,247 acres at RMA to IMCOM. Of those, 938 are to be retained by the Army to maintain the heavily contaminated landfills. The remaining 308 acres will convey when USEPA agrees to de-list them. IMCOM will determine future conveyance projections.

**For acreage accountability purposes, BRACD will report 15,803 of 15,803 acres conveyed (100%).

Environmental Cost To Complete (CTC)

The Non-BRAC Excess Installations' CTC of approximately \$223M represents costs for environmental response actions and includes the costs on prior-conveyed properties for long-term management of ongoing environmental cleanup remedies, such as groundwater monitoring. Over the last 20 years, the Army achieved Response Complete (RC) or Remedy in Place (RIP) status at many of these properties but is now working expensive and complex remediation actions, such as military munitions responses and large groundwater plume cleanups. These actions require both significant upfront investments and continued funding to achieve compliance. The longer the cleanup at these complex sites is deferred, the greater the final cost of cleanup due to inflation. In addition to cleanup of the remaining property, the CTC includes costs for long-term monitoring on already-conveyed properties.

¹ Property and environmental clean-up responsibilities transferred to the Ohio Army National Guard. CTC will no longer be tracked by BRACD and will be deleted from subsequent reports.

² Property and environmental clean-up responsibilities transferred to IMCOM. CTC will no longer be tracked by BRACD and will be deleted from subsequent reports.

Installation	CTC (\$K)
Badger AAP	65,109
CMPC	2,225
Indiana AAP	0
Joliet AAP	18,437
Longhorn AAP	50,885
Ravenna AAP ¹	Note 1
RMA ²	Note 2
St. Louis AAP	0
SRMSC	0
Sunflower AAP	33,083
TAMP	164
Twin Cities AAP	33,538
Volunteer AAP	19,425
Total	222,866

Badger AAP, Wisconsin

Property Description

Originally approximately 10,500 acres in size, Badger Army Ammunition Plant (AAP) is located in Sauk County. It is bounded by Devil's Lake State Park and the Baraboo Hills to the north, the Town of Merrimac and the Wisconsin River to the east, the Town of Prairie du Sac to the south, and the Town of Sumpter and the Bluffview community to the west.



History

On 29 October 1941, U.S. Representative William H. Stevenson announced the construction of a powder and acid works to be built by Hercules Powder Company. On 19 November 1941, despite protests from those living on Sauk Prairie, President Franklin D. Roosevelt authorized the \$65,000,000 necessary to build the plant. By 1 March 1942, the farmers who lived there had left their farms.

Construction of Badger Ordnance Works, as it was known in World War II, began in March 1942. Before the works were built, a 75,000-foot fence was erected around approximately 7,500 acres of the 10,500 acres acquired by the U.S. Army. When the plant was finished, it was complete with smokeless powder and rocket grain production facilities as well as housing for 12,000 construction workers and their families for six months, housing for 4,000-8,000 production workers and their families for the length of World War II, a school, a recreation center, a child care facility, a hospital, cafeterias, and a transportation system. By December 1942, 24 miles of standard gauge railroad were completed.

Within the first ten months of construction, the first production area went into operation. The plans originally called for production of smokeless powder, diphenylamine, and sulfuric acid. In the end, Badger included production lines to make smokeless powder, sulfuric acid, rocket propellant, and ball powder. After the war, Badger was inactivated and placed in an excess federal property status. The approximately 3,000 acres outside the fence were subsequently sold.

Badger was reactivated to produce ammunition for the Korean and Vietnam Wars.

In 2000, the Army made a determination of excess making the remaining 7,271 acres available for disposal, and, in October 2002, responsibility for environmental cleanup operations and property conveyance were transferred from the Army Materiel Command to the ACSIM BRAC Division.

Caretaking

A staff of one Federal employee remains to provide caretaker services. Services include oversight of facilities maintenance and operation, property accountability, local interface with community leaders, and on-the-ground coordination of the environmental cleanup and property conveyance efforts.

Environmental Cleanup

The primary contaminants of concern are arsenic, volatile organic compounds (VOC), and lead. The affected media of concern are groundwater, pond sediment, and soils. The Army installed two groundwater pump and treat systems but operates only one per Wisconsin Department of Natural Resources (WDNR) approval. Additionally, the Army will continue to monitor established land use controls.

Badger AAP, Wisconsin

Environmental Cleanup (Continued)

The Army has been coordinating cleanup actions with the WDNR. On 5 March 2015, the WDNR determined that "No Further Action" was required to investigate or environmentally remediate soil on Parcel R and that the environmental case was closed. This was a significant milestone, because this was the last Badger AAP parcel still undergoing investigation or soil remediation. Additionally, all explosive decontamination has been completed. When the Environmental Condition of Property documents are completed and signed, the remaining property will be ready for transfer.

Property Conveyed (6,741 of 7,271 total acres) by Authority

Fed-to-Fed	
Recipient	Acres
U.S. Department of Agriculture (USDA)	2,061.8
Total	2,061.8

Special Legislation*	
Recipient	Acres
U.S. Department of Interior	1,552.7
Total	1,552.7

PBC	
Recipient	Acres
WDNR	3,053.4
Bluffview Sanitary District	13.4
Wisconsin DOT	59.9
Total	3,126.7

*Sec 3078 of the FY15 NDAA transferred administrative jurisdiction of 1,553 acres at Badger AAP from the Secretary of the Army to the Secretary of the Interior to be held in trust for the benefit of the Ho-Chunk Nation and to be a part of the Ho-Chunk Nation Reservation. This action effectively completes the transfer of all Ho-Chunk parcels. The Department of Interior is responsible for completing the legal description.

Property Conveyance Plan

The following table provides the projected schedule for property conveyances at Badger AAP:

Conveyance	Total Acres	Disposal FY	Recipient	Conveyance Authority
3 Parcels	333.9	2016	WDNR	PBC
1 Parcel	147.4	2016	Bluffview Sanitary District	PBC
1 Parcel	44.6	2016	USDA	Fed-to-Fed
3 Parcels	3.6	2016	Sumpter Township	Negotiated Sale

As of 1 October 2015

Charles Melvin Price Support Center, Illinois

Property Description

Charles Melvin Price Support Center (CPMSC) was an active 747-acre installation that housed over three dozen tenant organizations and provided area support to Army and other Services/Federal activities in St. Louis, MO (e.g., Commissary, PX, military housing, and warehousing support).

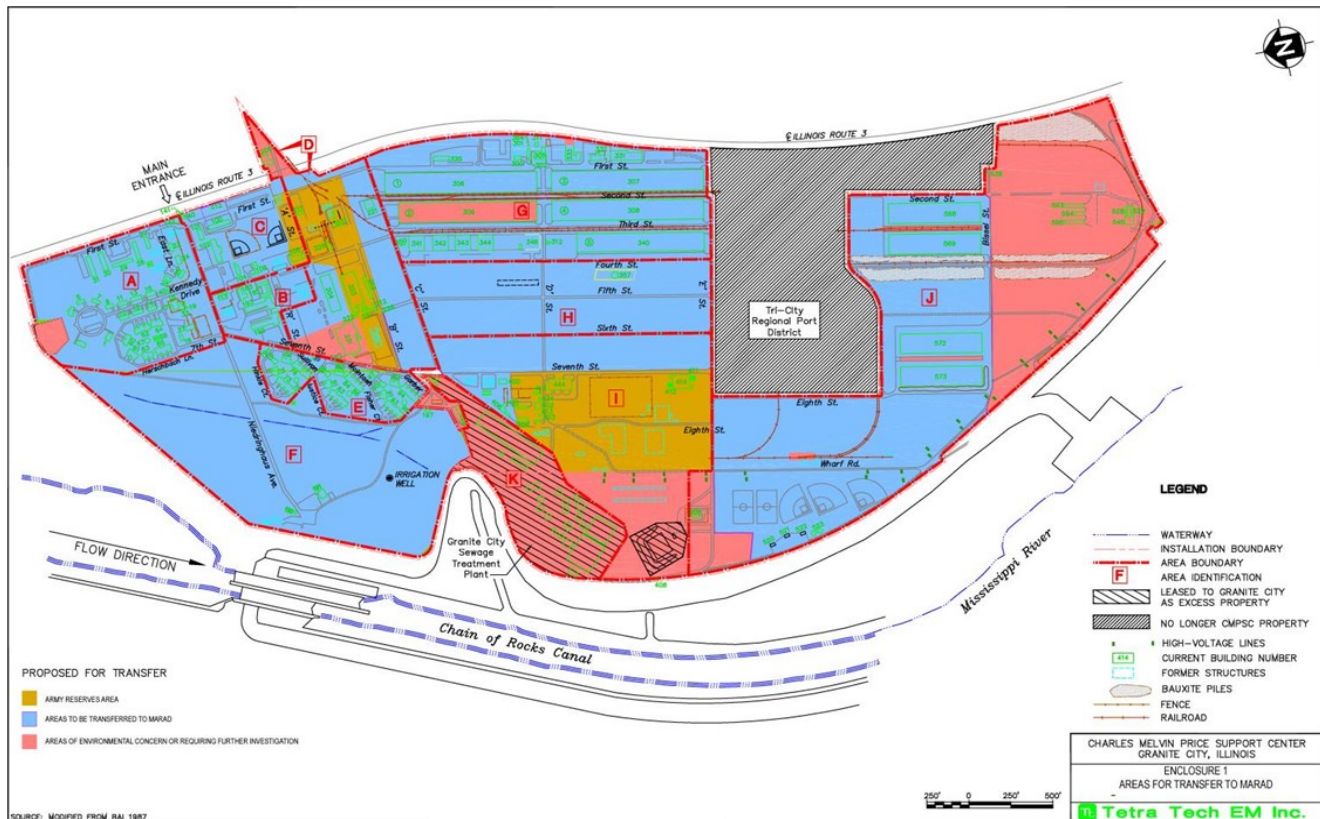
History

Selected during World War I as the site of a major Army supply installation, the Center did not actually see use until World War II. On 3 April 1942, construction began, and the Granite City Engineer Depot opened on 1 August 1942.

The depot's primary mission was to train military personnel in engineer supply and maintenance functions. During the war, the depot grew rapidly and served as the training site for over 1,500 officer and 2,000 enlisted soldiers. In July 1943, over 4,500 railroad cars of material passed through its gates, and, in 1944, employment reached 5,200 people. Except for the Korean War, the two postwar decades saw a sharp drop in depot activities. On 1 August 1962, the depot received a new name -- the Granite City Army Depot -- as it shifted from the control of the Corps of Engineers to that of the U.S. Army Materiel Command. The depot's missions, however, remained much the same until December 1966, when it assumed support missions from the deactivated U.S. Army Support Center (Greater St. Louis Area).

The Center underwent two more major changes in the years ahead. On 25 June 1971, the depot proper closed and merged with various U.S. Army Aviation Systems Command support services to become the Headquarters and Installation Support Activity. On 7 October 1975, in recognition of its increased customer service responsibilities, the Granite City element changed again, becoming the St. Louis Area Support Center (SLASC). In 1987, a portion of SLASC was transferred as excess property to the Tri-City Regional Port District (TCRPD).

On 1 July 1988, in formal recognition of Illinois Congressman Melvin Price's contributions to our nation and its uniformed services, this historic Granite City installation was dedicated and designated as the CMPSC.



Charles Melvin Price Support Center, Illinois

History (Continued)

In 1995, DoD identified CMPSC for closure under Base Realignment and Closure (BRAC); however, the BRAC commission rejected that recommendation, and the Center remained open. In 1999, the U.S. Army designated CMPSC as excess to future defense needs and inactivated it in July 2001. The FY2001 National Defense Authorization Act (Public Law 106-398, Sec. 2833) gave Army authority to convey CMPSC to TCRPD under public benefit conveyance. The legislation also directed the retention of up to 50 acres for use by the Army Reserves. A total of 42 acres was assigned to the Army Reserves in 2002.

In October 2002, responsibility for environmental cleanup operations and property conveyance were transferred from the Army Materiel Command to the ACSIM BRAC Division in accordance with a December 2001 decision by the VCSA.

Caretaking

There is no on-site caretaker staffing requirement. Funding is provided by the Army to TCRPD to perform minimal landscaping services until conveyed.

Environmental Cleanup

All remedial response actions are complete except for long-term groundwater monitoring for volatile organic compounds (VOC) contaminants, which are above the required limits at a former plating facility. There are no issues with munitions and explosives of concern (MEC). The Army has been coordinating cleanup actions with the Illinois Environmental Protection Agency (ILEPA) and continues to work closely with them to resolve the remaining environmental issues. The 2012 decision document selected land use controls (LUCs) and long-term monitoring (LTM) as the remedy at the former CMPSC Parcel E (4.4 acres). The remedy will prohibit future residential land use, prohibit groundwater use within the property boundary, and monitor groundwater to evaluate the potential migration of contaminants from the site and the long-term effectiveness of the remedy. Bldg 231 (commissary), a part of the last parcel to convey, sustained severe roof damage from an April 2012 five-inch hail storm. Due to rain water, mold is present in the interior of the building.

Property Conveyed (743 of 747 total acres) by Authority

Spec. Legislation		Fed-to-Fed	
Recipient	Acres	Recipient	Acres
TCRPD	700.8	U.S. Army Reserve	42.2
Total	700.8	Total	42.2

Property Conveyance Plan

The following table provides the projected schedule for property conveyances at Charles Melvin Price Support Center, MO:

Conveyance	Total Acres	Disposal FY	Recipient	Conveyance Authority
1 Parcel	4.4	2016	TCRPD	Spec. Legislation

As of 1 October 2015

The Army is preparing an outgrant/license to TCRPD to use and repair the facility on the remaining parcel. Upon completion of the environmental documentation, TCRPD is expected to accept the property in accordance with the special legislation.

Indiana AAP, Indiana

Property Description

The Indiana Army Ammunition Plant (INAAP) was located 10 miles north of Louisville, KY between Charlestown and Jeffersonville, IN, along the Ohio River.

History

In 1940, it was announced that the world's largest smokeless powder plant would be built near Charlestown, IN. The plant was operated as a Government-Owned, Contractor-Operated (GOCO) facility and consisted of three manufacturing plants: the Indiana Ordnance Works Plant 1 (IOW #1) made smokeless powder; the Indiana Ordnance Works Plant 2 (IOW #2) made rocket propellant; and the Hoosier Ordnance Plant (HOP) manufactured and loaded propellant charge bags.



Construction of IOW #1 was started in August 1940 and completed on May 1942. Built mainly of brick and steel, it was the most permanent of all INAPP facilities. Powder started coming off the production line in May 1941, a year before the plant was completed.

Construction of the HOP began in February 1941 and completed in January 1942. Unlike Plant 1, it was of temporary or semi-permanent construction. Production started in September 1941.

Construction of IOW #2 began in December 1944. Though a small amount of propellant was produced, all operations ceased in August 1945, before the facility was completed.

Soon after the war, the three plants were consolidated as the Indiana Arsenal. Much of the facility went into a caretaker status though the Arsenal continued to store ammunition and war materiel.

Production restarted in 1951 in support of the Korea War. In February 1954, a second layaway program was initiated. Limited powder production continued until September 1957, when the Arsenal was placed on inactive status and all areas except the powder storage facilities were placed in caretaker status.

In November 1961, the facility was renamed the Indiana Ordnance Plant, and munitions production in support of the Vietnam War began. The plant was renamed again as the INAAP in August 1963. Over this period, management of the INAAP also passed between numerous operators until April 1972, when it was taken over by ICI Americas.

In 1988, the BRAC Commission partially closed INAAP stating that approximately 900 acres on the north side of the installation did not support any military mission and was therefore to be closed.

Placed into modified caretaker status in 1992, INAAP was operated by ICI Americas as an industrial park. Starting in 1995, Congress began to pass a series of special legislations (Public Laws 104-106, 105-85, and 105-261) that approved the transfer of the property to the State of Indiana and the local reuse authority, some at no cost and some at fair market value.

Indiana AAP, Indiana

History (Continued)

In 1998, the Army made a determination of excess making the remaining 10,001 acres available for reuse, and, in October 2002, responsibility for environmental cleanup operations and property conveyance were transferred from the Army Materiel Command to the ACSIM BRAC Division.

Caretaking

A staff of two Federal employees remains to provide caretaker services. These include oversight of facilities maintenance and operation, property accountability, local interface with community leaders, and on-the-ground coordination of the environmental cleanup and property conveyance efforts.

Environmental Cleanup

Explosive decontamination is still ongoing. The 45-acre landfill requires long-term monitoring.

Issue

In March 2015, River Ridge Development Authority (RRDA) engaged their Congressional Delegation to pressure the Army to indemnify or provide insurance credits on Parcel C1 and to expedite transfer of Parcels G5 and G6. RRDA has perspective clients for portions of G5/G6. Army directed USACE Louisville District to bundle parcels C1, G5, G6, and H6 into one deed. USACE presented the bundled deed to RRDA on 21 July 2015. RRDA has not signed the deed but is negotiating changes in deed language and is waiting for a letter from the Indiana Department of Environmental Management indicating that the C1 landfill is operating safely according to the permit. Army anticipates RRDA signature of the deed in early FY16.

Property Conveyed (8,867 of 10,001 total acres) by Authority

Negotiated Sale per Spec. Legislation	
Recipient	Acres
RRDA	1,601.5
Total	1,601.5

Spec. Legislation	
Recipient	Acres
Indiana DNR	4,047.6
RRDA	3,218.1
Total	7,265.7

Property Conveyance Plan

The following table provides the projected schedule for property conveyances at Indiana AAP:

Conveyance	Total Acres	Disposal FY	Recipient	Conveyance Authority
4 Parcels	724.2	2016	RRDA	Spec. Legislation
2 Parcels	409.5	2016	RRDA	Negotiated Sale per Spec. Legislation

As of 1 October 2015

Joliet AAP, Illinois

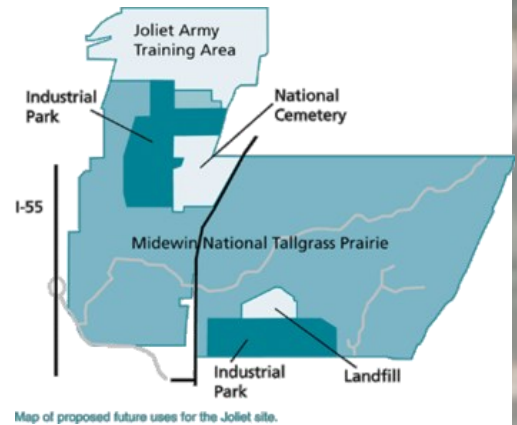
Property Description

Joliet Army Ammunition Plant (JOAAP), formerly known as the Joliet Arsenal, was a United States Army arsenal located in Will County, in the Northeast corner of Illinois, south of the city of Joliet, IL. Originally two separate but related facilities, the configuration changed in 1945 to a single installation totaling 27,077 acres.

History

Originally constructed in 1940, the two facilities (the Elwood Ordnance Plant and the Kankakee Ordnance Works) were both Government-Owned, Contractor-Operated (GOCO). The two-facility configuration was maintained throughout World War II due to a difference in production functions. In 1945, the two facilities were deactivated and combined forming the Joliet Arsenal. The plant was reactivated for the Korean War and the Vietnam War (being renamed Joliet Army Ammunition Plant during the latter). During the 1960s, 3,585 acres along the northern boundary were designated for use by the U.S. Army Reserve. This area (Joliet Army Training Area) is presently under the command and control of the 88th Reserve Support Command, Fort McCoy, WI. Production of TNT continued at JOAAP until 1976. In the late 1970s, major plant operations closed. In the 1980s, the facility briefly performed an automated load-assemble-pack (LAP) artillery shell operation (managed by the Honeywell Corporation) before it was finally closed.

In 1993, the Army made a determination of excess making the remaining 23,492 acres available for reuse. In 1996, Public Law 104-106 directed the Army to convey the JOAAP acreage to various governmental bodies for public re-use and mandated that all remedial action must be taken or be in-place prior to any transfer. In October 2002, responsibility for environmental cleanup operations and property conveyance were transferred to the ACSIM BRAC Division in accordance with a December 2001 decision by the VCSCA. Portions of the site have been redeveloped with segments forming an intermodal freight transport hub, the Abraham Lincoln National Cemetery, and the Midewin National Tallgrass Prairie. Redevelopment plans include two industrial parks, a county landfill, property for the Abraham Lincoln National Cemetery, and the Midewin National Tallgrass Prairie. The industrial parks include a Burlington Northern Santa Fe Railway Company intermodal facility developed and owned by CenterPoint Properties, and a 3.4 million-square foot Walmart distribution facility. The local redevelopment authority is the Joliet Arsenal Development Authority (JADA).



Map of proposed future uses for the Joliet site.



Caretaking

There is one on-site caretaker to oversee and manage environmental cleanup.

Environmental Cleanup

Environmental cleanup activities at JOAAP are varied. In general, the cemetery and industrial parks on the buffer portion of the facility required limited cleanup, but portions of the site that became Midewin National Tall Grass Prairie were heavily contaminated. The primary contaminants of concern are volatile organic compounds (VOC); however, heavy metals and munitions and explosives of concern (MEC) also have been detected and addressed. The affected media of concern are groundwater and soils. The Environmental Protection Agency (EPA) maintains portions of the property on the National Priorities List (NPL). The Army is conducting remedial actions for the

Joliet AAP, Illinois

Environmental Cleanup (Continued)

removal of previously undetected MEC-related items at former firing ranges on land transferred to the U.S. Forest Service. This removal effort is projected to take two years. The Army will continue long-term groundwater monitoring and review of established land use controls (LUC) that result from Army cleanup actions. All cleanup actions continue to be conducted in close coordination with the U.S. EPA and the Illinois Environmental Protection Agency (ILEPA).

All CERCLA response actions required for transfer of the property, with the exception of MEC-related removals, are complete. Remediation (either complete or remedy-in-place) of non-MEC encumbered sites occurred prior to redevelopment. EPA has accepted all Army site closure reports. However, negotiation with the U.S. Forest Service (USFS) is ongoing for the transfer of two parcels totaling 1,414 acres. Negotiations concerning the first parcel (584 acres) revolves around the USFS desire for the Army to remove 186 buildings currently on the site. The Army expects to resolve this issue in time for a 4th Quarter, FY2016 conveyance. Transfer of the second parcel (708 acres) is expected by 4th Quarter, FY2016. Originally, this parcel was a total of 830 acres, but an environmental carve-out of 122 acres was necessary to allow for a re-characterization of a closed landfill, which resulted in the ongoing effort to excavate, remove, and dispose of the contents. Conveyance date for this parcel is projected for late 2017. Environmental cleanup on the single remaining parcel of 30 acres is complete, and transfer is scheduled in the 4th Quarter, FY2016.

Army restoration efforts are defined by those mandated levels for specified uses. Restoration to unrestricted use is not required (the property had been occupied for over 100 years prior to the Army acquisition). Army restoration efforts aimed at meeting mandated levels for specified uses include the Installation Restoration Program (IRP) providing long-term monitoring (LTM) and long-term operations (LTO) activities through 2042 for groundwater-related issues. MEC are addressed through the Military Munitions Restoration Program; cleanup operations continue at four sites.

Property Conveyed (22,048 of 23,492 total acres) by Authority

Spec. Legislation	
Recipient	Acres
JADA (State of IL)	2,884.6
Will County	455.0
USFS	17,726.5
U.S. Veterans Administration	982.0
Total	22,048.1

Army Retained	3,585 acres
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Property Conveyance Plan

The following table provides the projected schedule for property conveyances at JOAAP:

Conveyance	Total Acres	Disposal FY	Recipient	Conveyance Authority
1 Parcel	30.0	2016	JADA (State of IL)	Spec. Legislation
1 Parcel	708.3	2016	USFS	Spec. Legislation
1 Parcel	584.1	2016	USFS	Spec. Legislation
1 Parcel	122.0	2017	USFS	Spec. Legislation

As of 1 October 2015

Longhorn AAP, Texas

Property Description

The Longhorn Army Ammunition Plant (LHAAP) site is located between State Highway 43 and Caddo Lake in Karnack, Harrison County, TX, which is approximately 14 miles northeast of Marshall, TX and approximately 40 miles northwest of Shreveport, LA. It is in a rural area with few residences in close proximity. Approximately 1,500 people live within a one-mile radius of the site. The vast majority of the manufacturing and admin structures used in its ammunition missions have been demolished.



History

The LHAAP, formerly called the Longhorn Ordnance Works, was a facility for the production of munitions located on a 8,468-acre site beside Caddo Lake at Karnack, Harrison County. In December 1941, the Monsanto Chemical Company selected the site for a facility for the manufacture of TNT. Monsanto began operation of the plant on 18 October 1942. By August 1945, the plant turned out 414,805,500 pounds of TNT. LHAAP converted to a load-assemble-pack facility after TNT production concluded at the end of WWII. The facility closed in November 1945 and remained on standby until February 1952, when it was reopened; it subsequently produced munitions and a variety of pyrotechnic devices under the management of the Universal Match Corporation until 1956. The Thiokol Chemical Corporation was awarded a contract in 1952 for producing solid-fuel rocket motors for the Army and built a facility at Longhorn for that purpose between 1953 and 1955. Rocket motors of various kinds were produced at Longhorn until early 1971. The Vietnam War brought an increased demand for pyrotechnic devices, and the Longhorn plant resumed production of such items as flares and ground signals in the 1960s. In 1987, the plant continued to manufacture illuminating devices for the Army under the direction of Thiokol, Incorporated and employed some 962 workers. In 1989, LHAAP was one of the sites selected to fire and destroy Pershing IA and II missiles under the terms of the Intermediate Nuclear Forces Treaty between the United States and the Soviet Union, a project completed in 1991. The Army declared the LHAAP excess to its needs in July 1997. From 1998 to 2001, all personal assets and specific installed property and buildings were liquidated and/or demolished. On 21 October 2000, the U. S. Fish and Wildlife Service (USFWS) approved the establishment of the Caddo Lake National Wildlife Refuge (Caddo Lake NWR) on LHAAP. In October 2002, LHAAP was transferred from the Army Materiel Command to the Base Realignment and Closure (BRAC) Division to be managed as excess property. In April 2004, the Army and USFWS entered into a Memorandum of Agreement (MOA) that sets forth the transfer process of LHAAP acreage.



Destruction of a Pershing II



Caretaking

One Federal employee remains to provide caretaker services. These include oversight of facilities maintenance and operation, property accountability, local interface with community leaders, and on-the-ground coordination of the environmental cleanup and property conveyance efforts.

Longhorn AAP, Texas

Environmental Cleanup

The U.S. Environmental Protection Agency (EPA) listed LHAAP as a site on the National Priorities List on 30 August 1990, and cleanup began in 1996. The primary contaminants of concern are volatile organic compounds (VOC) and perchlorate with minor metals and explosives affecting groundwater and soils. The Army has implemented cleanup remedies, which include landfill caps, soil removal actions, munitions and explosives of concern removal actions, groundwater extraction and treatment systems, in-situ bioremediation, and monitored natural attenuation (MNA). The Army will continue remedial action operation (RAO), including the monitoring of land use controls (LUCs) until the established cleanup levels are met. The Army will resume implementation of additional remedies at the conclusion of the ongoing EPA dispute. The Army has been coordinating cleanup actions under the existing Federal Facilities Agreement (FFA) with both the U.S. EPA and the Texas Commission on Environmental Quality (TCEQ) and continues to work closely with the environmental regulators to resolve the remaining environmental issues.

Property Conveyed (7,114 of 8,468 total acres) by Authority

Fed-to-Fed	
Recipient	Acres
USFWS	7,113.5
Total	7,113.5

Property Conveyance Plan

The following table provides the projected schedule for property conveyances at Longhorn AAP:

Conveyance	Total Acres	Disposal FY	Recipient	Conveyance Authority
4 Parcels	166.0	2016	USFWS	Fed-to-Fed
4 Parcels	1,188.1	2017	USFWS	Fed-to-Fed

As of 1 October 2015

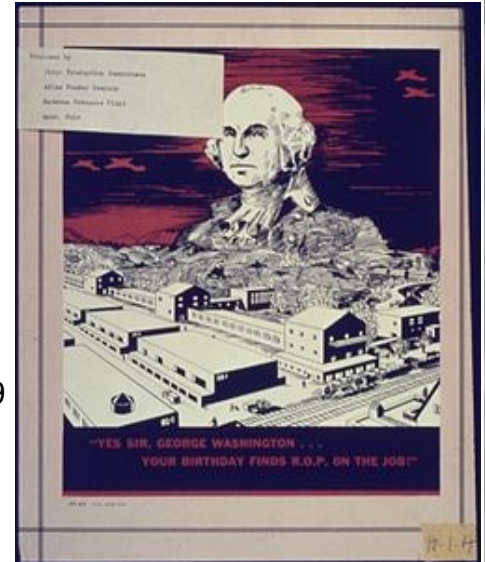
Ravenna AAP, Ohio

Property Description

The former Ravenna Army Ammunition Plant (RVAAP), now called the Camp Ravenna Joint Military Training Center, is an Ohio Army National Guard military base located between Ravenna and Newton Falls and adjacent to the village of Windham. The facility occupies portions of Freedom, Windham, Charlestown, and Paris townships in Portage County, along with part of Braceville Township in Trumbull County.

History

In 1940, the United States Department of the Army reserved 21,419 acres for the construction of two facilities: The Ravenna Ordnance Plant, near Ravenna, and the Portage Ordnance Depot, near Windham. The facilities officially opened on 23 March 1942, although the Atlas Powder Company commenced operations there on 18 August 1941. During World War II, the two facilities were combined as the Ravenna Arsenal.



The Ravenna Arsenal had an immediate effect upon the communities of Portage County. Over 14,000 people were employed at the Arsenal during World War II, and the village of Windham was chosen as the site to house many of these workers. Windham experienced a population boom as a result; its growth of over 1,200% was the largest of any U.S. municipality in the 1950 Census, as reported in the June 1951 edition of National Geographic Magazine.

At the end of World War II, the facility was placed on "standby" status. In November 1945, control of the facility was transferred from Atlas Powder Company to the U.S. Army. The facility continued to be in operation on a limited basis.

During the Korean War, the Ravenna Arsenal resumed full operations under a contract with Ravenna Arsenal, Inc, a subsidiary of Firestone. The facility once again was placed on standby in 1957. The National Advisory Committee for Aeronautics, the forerunner to NASA, then commenced aeronautical experiments at the facility. Among these experiments was aircraft crash testing, which led to the development of a system to prevent jet fuel fires.

The Ravenna Arsenal was used for the last time for the production of ammunition during the Vietnam War. In 1971, the facility was again placed on standby. Ammunition at the facility was then demilitarized, a process which continued until 1984. It also was part of ammunition refurbishment and minor research and development projects until 1992. In 1993, RVAAP was declared excess to the Army's needs, and the property was made available for transfer.

In October 2002, responsibility for the divestiture of the RVAAP property was transferred from the Army Materiel Command to the ACSIM BRAC Division.

In September 2013, the Army completed transfer of the property to the National Guard, and it became part of the Ohio Army National Guard's (OARNG) Camp Ravenna Joint Military Training Center.

Caretaking

No caretaking activities. All property conveyed to OARNG.

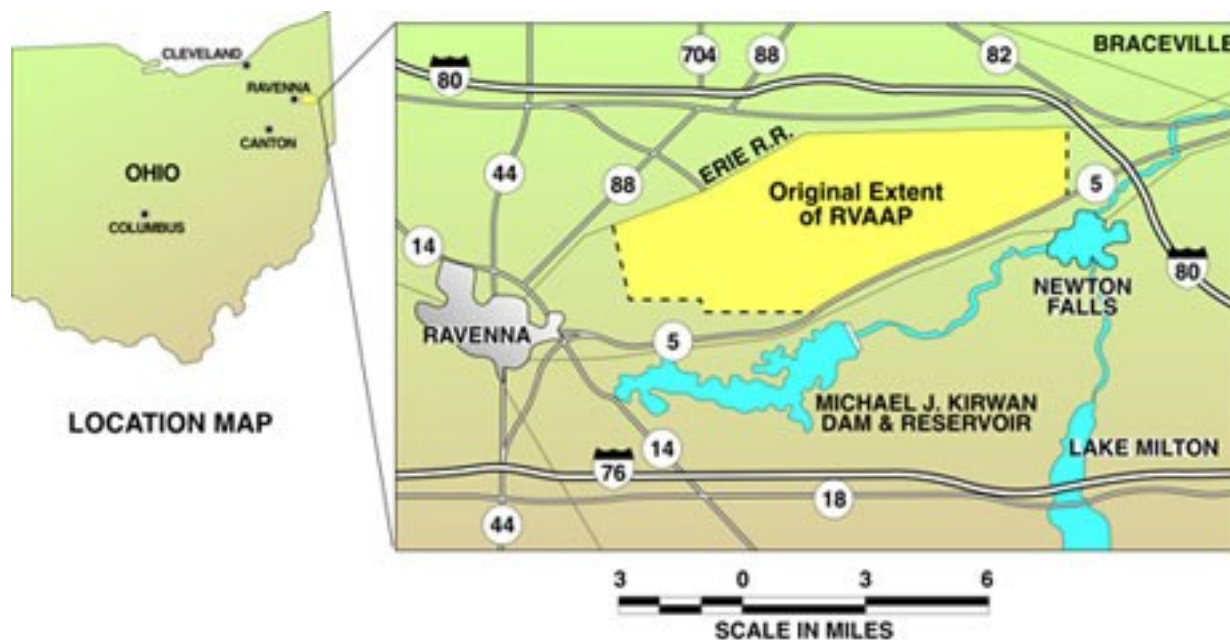
Ravenna AAP, Ohio

Environmental Cleanup

The primary contaminants of concern are volatile organic compounds (VOC), heavy metals, perchlorate, polychlorinated biphenyl (PCB), mercury, and potential munitions and explosives of concern (MEC) affecting groundwater, surface water, and soils. Remedial actions include eliminating hazardous wastes and removing soils contaminated with lead and MEC related items, to various depths, at eight sites. The Army expects to conduct long-term groundwater monitoring through the installation and will continue to monitor established land use controls (LUC) as a result of Army cleanup actions throughout the former installation. The OARNG continues to work closely with the Ohio Environmental Protect Agency to coordinate cleanup actions and resolve the environmental issues.

Property Conveyed (21,419 of 21,419 total acres) by Authority

Fed-to-Fed	
Recipient	Acres
Ohio National Guard	21,419.0
Total	21,419.0



Rocky Mountain Arsenal, Colorado

Property Description

The Rocky Mountain Arsenal (RMA) is nearly 27 square miles, roughly the size of Manhattan. RMA is located at the western edge of the Colorado plains, near the foothills of the Rocky Mountains, ten miles northeast of downtown Denver, CO. Characterized by rolling terrain, grasslands, shrub lands, wetlands and aquatic habitats, the site supports a variety of plant and wildlife species. RMA was divided into complexes based on missions. The South Plants complex was located near the center of RMA and originally consisted of 295 structures, all of which have been demolished. The South Plants consisted of two major sub-areas, the West Plants and East Plants, which hosted specific military operations. The North Plants area was a 90-acre complex consisting of 103 structures. North Plants structures include chemical manufacturing facilities, storage and warehouse buildings, chemical storage tanks, disposal systems, and various support facilities.



History

The RMA was established in 1942, when the U.S. Army acquired 19,915 acres of land on which to manufacture weapons in support of World War II military activities. Additionally, some of this land was used for a prisoner of war camp (for German combatants) and later transferred to the city of Denver as Stapleton Airport expanded. Weapons manufactured at RMA



Rocky Mountain Arsenal Wildlife Refuge Visitors Center

included both conventional and chemical munitions, including white phosphorus (M34 grenade), napalm, mustard gas, lewisite, and chlorine gas. RMA is also one of the few sites that had a stockpile of Sarin gas (aka nerve agent GB), an organophosphorus compound, and one of the most toxic substances ever created in a lab. The manufacture of these weapons continued until 1969. Rocket fuel to support Air Force operations was also manufactured and stored at RMA. Subsequently, through the 1970s until 1985, RMA was used as a demilitarization site to destroy munitions and chemically-related items. Coinciding with these activities, from 1946 to 1982, the Army leased RMA facilities to private industries for the production of pesticides. One of the major lessees, Shell Oil Company, along with Julius Hyman and Company and Colorado Fuel and Iron, had manufacturing and processing capabilities on RMA between 1952 and 1982. The military reserved the right to remove these companies and restart chemical weapon production in the event of a national emergency. In 1987, RMA was placed on the National Priorities List (NPL) of contaminated sites. In October 1992, the Rocky Mountain Arsenal National Wildlife Refuge Act, Public Law 102-402, was passed and signed by then President George H. W. Bush. It stipulates that the majority of the site will become a National Wildlife Refuge under the jurisdiction of the Fish and Wildlife Service when the environmental restoration is completed. Also in October 2002, responsibility for environmental cleanup operations and property conveyance was transferred from the Army Materiel Command to the ACSIM BRAC Division. Currently, there are no chemicals or chemical weapons produced or stored at the Arsenal, and the site's only mission is to complete the safe cleanup and continued transition to one of the largest, urban national wildlife refuges.

Rocky Mountain Arsenal, Colorado

Caretaking

A staff of eight Federal employees remains to provide caretaker services. These include oversight of facilities maintenance and operation, property accountability, local interface with community leaders, and on-the-ground coordination of the environmental cleanup and property conveyance efforts. On 1 October 2014, the Army transferred responsibility for this property from the ACSIM BRAC Division to the Installation Management Command.

Environmental Cleanup

The primary contaminants of concern are volatile organic compounds (VOC), pesticides, heavy metals, solvents, and munitions and explosives of concern (MEC) in groundwater, soils, and surface water. The Army will continue operating four groundwater pump and treatment systems until the contaminants of concern are below established cleanup standards. Additionally, the Army will monitor land use controls (LUC) established as a result of Army cleanup actions. The Army has been coordinating cleanup actions with both the U.S. Environmental Protection Agency and the Colorado Department of Public Health and Environment (CDPHE) and continues to work closely with the environmental regulators to resolve the remaining environmental issues.

Property Conveyed (15,803 of 15,803* total acres) by Authority

Fed-to-Fed		PBC		Special Legislation	
Recipient	Acres	Recipient	Acres	Recipient	Acres
U.S. Army Reserve	2.7	State	32.6	U.S. Fish & Wildlife Service	14,687.9
U.S. Postal Service	63.0	Denver City/County	46.0	Total	14,687.9
Total	65.7	Commerce City	47.7		
		Adams County	12.0		
		Total	138.3	Army Retained	938.4
Negotiated Sale					
Recipient	Acres				
Commerce City	911.1				
Total	911.1				

On 1 Oct 2014, ODB transferred responsibility for the remaining 1,247 acres at Rocky Mountain Arsenal (RMA) to IMCOM. Of those, 938 are to be retained by the Army to maintain the heavily contaminated landfills. The remaining 308 acres will convey when USEPA agrees to de-list them from the National Priorities List.

*With the transfer of the remaining Army property to IMCOM, the BRAC Division will no longer be the lead HQDA activity for conveyance at RMA. For BRAC acreage accountability purposes, BRACD will report 15,803 of 15,803 acres conveyed (100%) in future reports.

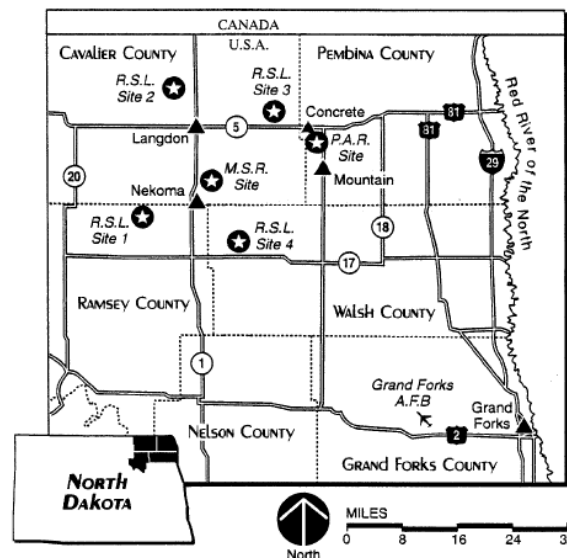
Stanley R. Mickelsen Safeguard Complex, North Dakota

Property Description

The Stanley R. Mickelsen Safeguard Complex (SRMSC) was a cluster of military missile facilities near Nekoma in extreme northeast North Dakota. The 600-acre complex consisted of five geographically separate land parcels; one Missile Site Radar (MSR) site (431 acres), and four Remote Sprint Launch (RSL) sites (totaling 169 acres). The sites supported the United States Army's Safeguard Anti-Ballistic Missile Program.

History

SRMSC was the only operational Safeguard complex and was named for LTG Stanley Raymond Mickelson, former commanding general (1952-1957) of the U.S. Army Air Defense Command. It was deployed in 1975 to defend the offensive Minuteman missiles based at Grand Forks AFB, ND, in the event of a nuclear Inter-Continental Ballistic Missile (ICBM) attack by the Soviet Union or China.



Under the terms of the 1972 Anti-Ballistic Missile (ABM) Treaty, the U.S. was permitted to deploy a single ABM system protecting an area containing ICBM launchers. The total of 100 launchers and 100 missiles was the max permitted under the treaty.

Initial operational capability (IOC) was achieved shortly after the scheduled date of 1 April 1975, with a less-than-full complement of defensive missiles installed in their launch cells and 24 X 7 system operation underway. Full operational status, with a total of 30 Spartan and 70 Sprint missiles, was achieved on 1 October 1975.



On 2 October 1975, one day after the site had achieved full operational status, Congress voted to deactivate the system. Tactical operations were terminated in November 1975, approximately eight months after reaching IOC. The complex was deactivated on 10 February 1976 and was placed in a caretaker status.

ACSIM received responsibility for disposal of the SRMSC from U.S. Army Space and Missile Defense Command in November 2005. DoD screening was conducted in July 2006. GSA initiated a public sale on 9 October 2012, and all 600 acres were sold to five different purchasers in January and February 2013.

Caretaking

All property has been conveyed. There is no caretaking requirement.

Stanley R. Mickelsen Safeguard Complex, North Dakota

Environmental Cleanup

SRMSC underwent a series of environmental restoration activities beginning in 1991. Various removal activities took place to address underground storage tanks, polychlorinated biphenyl (PCB) equipment, construction materials (paints and waterproofing compounds), and oily wastewater. An Expanded Preliminary Assessment/Site Inspection was completed to address potential release sites attributed to construction, maintenance, and salvage operations of the SRMSC. Potential contaminants of concern included total petroleum hydrocarbons, chlorinated solvents, heavy metals, and PCBs.

Upon completion of the various environmental response actions, the U.S. Environmental Protection Agency (EPA) completed a technical review of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) Expanded Site Investigation Final Report for SRMSC. The EPA reported that, based on the information provided, there are no longer sources of hazardous materials nor releases of hazardous substances sufficient to warrant placement on the National Priorities List. However, EPA noted that any remaining water contained in the Sprint/Spartan Missile Silos must be treated to remove the heavy metals and disposed of properly prior to any future demolition. The EPA then issued a No Further Remedial Action determination for the four RSLs and the MSR sites.

In August 2012, during the process of conveying the property, the North Dakota Dept of Health issued the Army a notice of violation for the presence of contaminated water (Chromium) in the missile silos and for operating a hazardous storage facility without a permit. The Army disagreed with the violation as stated and responded that the water is encapsulated with no evidence of having migrated out of the silos. The Army believes uncapped/unplugged penetrations during site decommissioning may have led to the accumulation of water in the silos over the years. The Army accepts that the water in the silos accumulated during Army ownership and is therefore responsible. The Army is currently engaged in an action to extract the contaminated water from 20-30 Spartan missile silos; dispose the water off-site; backfill each silo with sand/slurry mix and cap; and seal the silos. Expected completion is 31 December 2015.



Property Conveyed (600 of 600 total acres) by Authority

All excess property has been conveyed.

Public Sale	
Recipient	Acres
Purchasers (5)	600.1
Total	600.1

St. Louis AAP, Missouri

Property Description

The St. Louis Army Ammunition Plant (SLAAP) was located in the northwest section of the city of St. Louis, MO, bounded by Goodfellow Blvd to the west, a commercial/industrial complex to the south, and by Interstate 70 to the north and east. It was originally comprised of approximately 21 acres and nine buildings, all of which have been demolished.

History

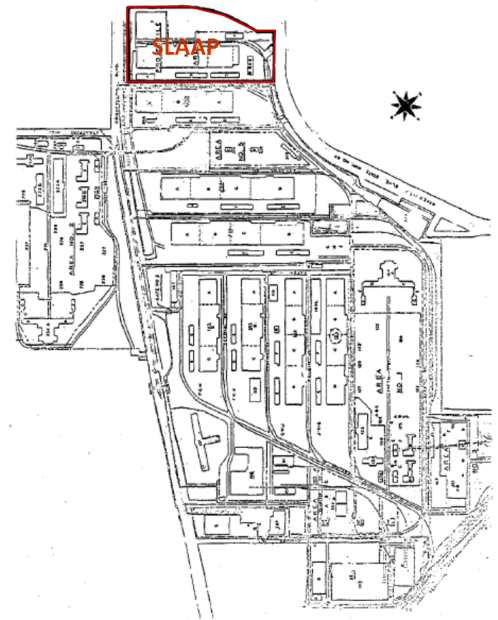
The SLAAP was part of the St. Louis Ordnance Plant (SLOP), which originally consisted of approximately 276 acres of land with over 300 buildings. The SLOP was one of six Government-Owned, Contractor-Operated (GOCO) facilities established nationwide at the onset of World War II to produce .30 and .50 caliber small arms ammunition. It was one of the largest such plants built in the U.S. at the time but which occupied the smallest footprint and located in the middle of an urban area as compared to other similar plants. SLOP closed its small arms ammunition production lines and the artillery projectile lines in 1944 and 1945 respectively, after which it was placed in inactive status. At its busiest in 1943, during 24 hour, seven day a week operations, the SLOP employed over 35,000 workers. The SLOP was reactivated during the Korea War to manufacture small arms ammunition and artillery projectiles.

In the mid-1960s, all facilities except the projectile manufacturing complex were sold as surplus property, reducing the installation to approximately 21 acres and a nine buildings. In 1966, the remainder of the plant was renamed the SLAAP and, over the following three years, produced over 24,000,000 artillery projectiles for the Vietnam conflict. In December 1969, SLAAP was placed in a standby status largely because its production machinery required extensive and expensive modernization.

The SLAAP remained in caretaker status from 1969 until 1984, when several buildings were renovated to house 500 personnel conducting various administrative functions. In 1989, the Department of the Army determined that SLAAP was no longer required for its munitions mission, and all industrial equipment was removed from the plant. From 1986 to 1990, SLAAP was under the control of the U.S. Army Armament Munitions and Chemical Command (AMCCOM), and in 1990 SLAAP was placed under the U.S. Army Aviation and Troop Command (ATCOM). SLAAP was largely vacant from the mid-1990s and totally vacant in 1998 when all functions ceased in conjunction with the 1995 BRAC Commission-directed closure of the nearby 64-acre ATCOM facility at 4300 Goodfellow Boulevard.

In October 2002, responsibility for environmental cleanup operations and property conveyance were transferred from the Army Materiel Command to the ACSIM BRAC Division.

On 30 September 2006, the Land Clearance Redevelopment Authority (LCRA) of the City of St. Louis acquired 17.9 acres of the property through a negotiated sale after a Finding of Suitability for Early Transfer and a Remediation Agreement to address the contamination was completed. The City received a \$1 million grant from the Economic Development Administration (EDA) to demolish Bldg 2, which it did in 2007, but economic conditions in the area resulted in the planned redevelopment by Home Depot falling through and the property remaining vacant and unused.



St. Louis AAP, Missouri

History (Continued)

The conveyance of this parcel, along with the transfer of three acres to the State of Missouri for Interstate 70 expansion, completed the conveyance of all SLAAP property.

Caretaking

There are no caretaking requirements at SLAAP.

Environmental Cleanup

SLAAP was subject to a Notice of Non-Compliance (NON) for substantial PCB contamination in Bldg 3. Per special legislation by Congressman Clay, the Army demolished Bldg 3 to address the NON. Demolition of Bldg 3 was completed in December 2002, and the U.S. Environmental Protection Agency lifted the NON. Shortly thereafter, Bldg 2, the iconic design structure that represented the ammunition plant for many years, was demolished.



Building 2

The property was contaminated with PCB and asbestos. Solvents, cutting fluids, pesticides, lead paint, and dinitrotoluene were suspected at the site. Contamination existed in concrete, soil, and in plumbing and possibly groundwater. The remaining structures were demolished, and no additional remediation is planned at this time.

Property Conveyed (21 of 21 total acres) by Authority

Negotiated Sale	
Recipient	Acres
LCRA	18.0
Total	18.0

Public Benefit	
Recipient	Acres
State of Missouri	3.0
Total	3.0



Overhead view of Building 2 prior to its demolition in 2007. The adjacent cleared ground was the former location of Building 3.

Sunflower AAP, Kansas

Property Description

The former Sunflower Army Ammunition Plant (SFAAP) is located in northwest Johnson County, KS, approximately three miles southwest of De Soto, KS and 28 miles southwest of Kansas City, MO. At the time of closure, it was comprised of 9,065 acres.



History

The SFAAP was originally known as the Sunflower Ordnance Works (SOW). Established in 1941, it was the world's largest smokeless powder plant. Construction then began immediately and was followed by the first production of propellant 10 months later. The plant was a Government-Owned, Contractor-Operated (GOCO) facility operated by the Hercules Powder Company.

During World War II, the SOW produced more than 200 million pounds of propellants and employed as many as 12,067 people. Following the war, the plant was placed in a partial inactive status and, in March 1947, the contract with Hercules Powder Company expired. The government took over maintenance and security in June 1948, when the plant was placed in full inactive status.

In 1951, the SOW was reactivated due to the Korean War, and the operation of the plant was again contracted out to Hercules. This time, the plant produced more than 166 million pounds of propellants with a peak employment of 5,374. The plant was inactivated again in June 1960.

On 1 August 1963, the name of the plant was changed from the SOW to SFAAP. Two years later, on 20 August 1965, the plant was reactivated to support the Vietnam War and produced in excess of 145 million pounds of propellants with a peak employment of 4,056. SFAAP ceased operations in June 1971 and, in 1972, was returned to inactive status.

A major facility modernization program was started in August 1967. Between 1975 and 1979, a facility for the production of nitroguanidine was added. This facility was the first of its kind in North America. It began production in 1984 and continued until 1992, when the plant was again inactivated.

Alliant Techsystems won a contract in March 1995 to market the use of the SFAAP facilities. In 1997, SFAAP was declared excess by the U.S. Army, and the General Services Administration began the process of selling the site.

On 24 July 2003, the Governor of Kansas approved a preliminary Finding of Suitability for Early Transfer (FOSET) allowing the Army to develop conveyance and other transfer related agreements for the conveyance of certain portions of SFAAP prior to completion of all remedial action.

In October 2004, legislation was enacted to authorize the U.S. Army, in consultation with the General Services Administration, to convey SFAAP to an entity selected by the Johnson County Board of Commissioners. In July 2005, the Army submitted the Final FOSET and its accompanying documents to the Governor of Kansas for approval and signature. Pursuant to the enacted legislation and the approved FOSET, Johnson County approved Sunflower Redevelopment, LLC (SRL) as the redeveloper, and, on 5 August 2005, all 9,065 acres were conveyed to SRL under the special legislation.

Sunflower AAP, Kansas

Caretaking

All excess property has been conveyed, and there are no caretaking requirements. However, a staff of two Federal employees remains to provide oversight and on-the-ground coordination of the required environmental and explosive hazard cleanup. They provide contracting officer representation and interface with the property owner and community leaders as necessary until such time as the Army completes its remedial obligation at the site.



Aerial view of SFAAP

Environmental Cleanup

In February 1995, the Environmental Protection Agency (EPA) proposed that the site be placed on the National Priorities List, but it was never listed.

Based on investigations, studies, and documentation, the Army has identified certain portions of Sunflower that contain environmental and hazardous substances that will require further investigation and response actions. The primary contaminants of concern are lead, volatile organic compounds (VOC), and munitions constituents (MC). The affected media of concern are groundwater, buildings, and soils. The presence of known or suspected explosive hazards is limited to high concentrations of MC from past propellant manufacturing. There are approximately 2,826 acres, potentially containing MC that pose a potential explosive hazard. Munitions constituents are known to be present in buildings/structures, production equipment, industrial sewer/process lines, and foundations. The main soil contaminant is lead, along with propellant compounds including nitrocellulose, nitroglycerine, and nitroguanidine. Small pieces of propellant may be present on the ground or in shallow soil. Sediments in drainage ditches and streams may be contaminated from past releases of hazardous constituents. Groundwater contamination was detected at depths ranging from 0.5 feet to 41.5 feet but over a limited portion of the site. The main groundwater contaminants are substances resulting from the degradation of propellants including nitrates, sulfates, and metals.

At the time of transfer, one third of the property was transferred clean, and the other two thirds were transferred under the FOSET prior to the completion of the cleanup. A sole-source contract with SRL was put into place for the Explosive Decontamination and Environmental Remediation of the FOSET property. The contract expired in 2010 without completing the remediation, and no new contract with SRL is feasible. The Army has initiated its plan to self-perform the remainder of the remediation at the site. Several competitively-sourced cleanup contracts were awarded in June and September 2015. The Army will coordinate with SRL, who remains the property owner, on the priority of work to achieve full cleanup and No Further Corrective Action determination.

Property Conveyed (9,065 of 9,065 total acres) by Authority

All excess property has been conveyed.

Special Legislation	
Recipient	Acres
SRL	9,065.0
Total	9,065.0

Tarheel Missile Plant, North Carolina

Property Description

The 32-acre Tarheel Army Missile Plant (TAMP) is located at 204 Graham-Hopedale Road, just off U.S. 70 in Burlington, NC. The property closed in 1992 and consists of two tracts of land. Tract 1 is 22 acres with 25 buildings totaling 720,588 square feet of manufacturing and assembly space overlying contaminated groundwater. Tract 2 is an uncontaminated 10-acre parking lot across the street from Tract 1.

History

The oldest portion of the Tarheel Army Missile Plant (TAMP) was constructed in 1927 as a textile manufacturing plant manufacturing the synthetic fabric rayon. In November 1931, the rayon manufacturing plant was closed, and, from 1931 until 1942, the plant remained virtually idle.

In 1942, the Defense Plant Corporation (DPC) acquired the rayon mill property and leased it to Fairchild Engines and Airplane Corporation to manufacture training aircraft for the U.S. Army Air Force (USAAF). Fairchild made extensive modifications to the existing plant, including building expansion and improvements to a nearby airstrip, Huffman Field, which was used for testing aircraft manufactured at the plant. From May 1943, when the expanded plant became operational, until the fall of 1944, Fairchild manufactured over 100 AT-21 trainer aircraft for the USAAF. In December 1944, Fairchild vacated the plant, which was then leased to Firestone Tire and Rubber Company, which operated a tank rebuilding program until its contract with the U.S. Army was cancelled in the summer of 1945. At the end of World War II, the plant was categorized as surplus, and administration of the facility was transferred from the DPC to the General Services Administration (GSA).

In March 1946, the Western Electric Company leased the plant from GSA for manufacturing commercial electronic equipment. Beginning in 1951, the manufacture of electronic equipment fell and production focused increasingly on defense contracts. In 1952, the plant was expanded under a contract funded by Army Ordnance to provide a test and assembly facility for the Army's NIKE Ajax guided missile program. Production of ground guidance systems for the NIKE Ajax missile was initiated at the plant in 1953 and continued until 1956, when work was redirected to the production of NIKE Hercules missile ground guidance components.

In 1958, jurisdiction of the industrial plant was transferred from GSA to the Army Chief of Ordnance, and production was shifted to development of the NIKE Zeus. The Army Missile Command (MICOM) assumed control of the plant in 1962 and in August 1963 named it TAMP. TAMP continued to operate as a Government-Owned, Contractor-Operated (GOCO) facility until the final contractor, Lucent Technologies, vacated the facility in 1992.

In 1990, MICOM submitted an initial Report of Excess (ROE) to GSA. MICOM submitted a second ROE to GSA in 1997, when a transfer to the Department of the Interior was planned. That conveyance fell through, and a dispute over getting a license for disposing of some radiation-contaminated waste (source was discovered in 1999) delayed conveyance.

In October 2002, responsibility for environmental cleanup operations and property conveyance were transferred from the Army Materiel Command to the ACSIM BRAC Division.

In August 2004, GSA conducted a public auction, and the property sold to American Media International. The transfer was completed on 29 November 2004.

Caretaking

No caretaking activities associated with this site.

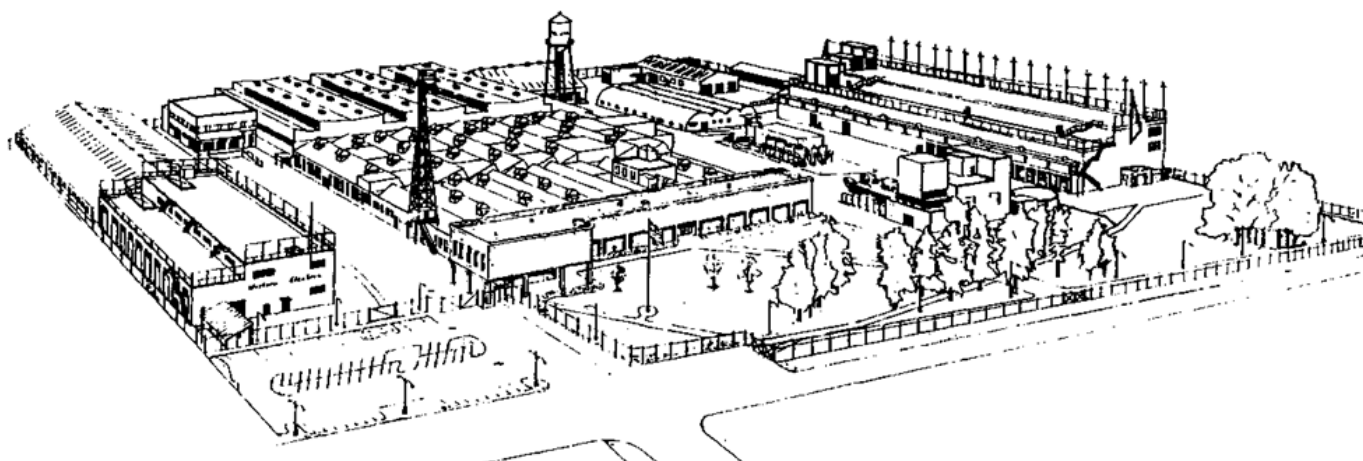
Tarheel Missile Plant, North Carolina

Environmental Cleanup

In 1993, Lucent Technologies leased the facility and received a Notice of Violation from the North Carolina Department of Environment and Natural Resources (NCDENR) for petroleum contamination. A comprehensive site assessment determined that the groundwater and soils at the site were contaminated with petroleum and chlorinated solvents. The Army and Lucent Technologies developed an agreement allocating cleanup responsibilities on the property. Under a NCDENR approved Corrective Action Plan, Lucent installed a soil vapor extraction/air sparging system to address the contamination and later installed a pump and treat system in the northwest corner of the property to contain the groundwater plume. As part of an early transfer, the NCDENR required the Army to enter into a consent agreement to remediate the chlorinated solvent contamination as part of a State Voluntary Cleanup Program. The Army Environmental Center developed a remedial action plan that identified in-situ bio-remediation to remediate the chlorinated solvent contamination. In accordance with the Finding of Suitability for Early Transfer, unsafe use of the property is prevented through inclusion of environmental protection provisions in the property transfer deed. Tract 1 land use restrictions restrict the property to non-residential use, prohibit excavation in certain areas without North Carolina Department of Waste Management (NCDWM) approval, and restrict use of, or access to, the groundwater without NCDWM approval.

Property Conveyed (32 of 32* total acres) by Authority

Public Sale	
Recipient	Acres
American Media International	32.3
Total	32.3



1984 Sketch of TAMP

*In addition to the 32 fee acres above, the U.S. Army had the easement rights for a 1 mile, 12 acre railroad spur that connected TAMP to the main rail line running south of the installation. These rights were terminated after TAMP closed and the property excessed. The railroad spur has since been removed and the property redeveloped.

Twin Cities AAP, Minnesota

Property Description

The Twin Cities Army Ammunition Plant (TCAAP) is bound by Interstate 35W on the west, Highway 96 on the south, Lexington Ave on the east, and County Road I on the north and located approximately eight miles to the north of Minneapolis, MN. It contains specialized infrastructure that supported ammunition manufacturing and testing.

History

TCAAP was a product of the Government-Owned, Contractor-Operated (GOCO) war materials production program established by the War Department during World War II. The Minneapolis - Saint Paul area emerged as a potential GOCO candidate primarily on the basis of labor supply. TCAAP was one of six GOCO plants built to produce small arms ammunition during World War II and was operated by the Federal Cartridge Corporation under contract to the War Department.



Construction of the plant began in August 1941. The mission of TCAAP was to produce .30, .50 and .45 caliber ammunition. Production of small arms ammunition began on 9 March 1942, and the plant remained in production for 42 months. Between 1942 and 1945, TCAAP produced all five main small arms types: ball, armor piercing, tracer, incendiary, and blanks. In 1944, the plant opened an important small arms ammunition reclamation center. The design of the .30 and .50 caliber cartridge-disassembly machines by TCAAP personnel in the late 1940s represented a significant technological advance in small arms salvage technology. Development in ammunition salvage begun during World War II continued at the facility during the Cold War period. The work force reached its peak in July 1943, when employment totaled about 26,000 people, more than half of whom were women.

After Victory over Japan Day, Twin Cities Ordnance Plant was placed in reserve status and "mothballed". Renamed the Twin Cities Arsenal, it was operated by the U.S. Army from 1946 to 1950, when the installation was brought back into production to manufacture small arms and artillery ammunition for the Korean War. The Arsenal remained in service until 1957 when it was again closed down. In 1965, during the Vietnam War, the plant was re-opened for the manufacture of new types of small arms ammunition. It was on standby status from 1976 through 2002 when the Army made a determination of excess making the remaining acres available for reuse.

In October 2002, responsibility for environmental cleanup operations and property conveyance were transferred from the Army Materiel Command to the ACSIM BRAC Division.



In October 1999, Public Law 106-65, Section 2840 authorized the Secretary of the Army to convey two parcels from the Twin Cities Army Ammunition Plant to support local redevelopment: one parcel "consisting of approximately four acres" to the City of Arden Hills for the construction of a city hall complex and another "consisting of approximately 35 acres" to Ramsey County to construct a maintenance facility.

Twin Cities AAP, Minnesota

Caretaking

A staff of one full-time and one part-time Federal employees remains to provide caretaker services. These include property accountability, local interface with community leaders, and on-the-ground coordination of the environmental cleanup and property conveyance efforts.

Environmental Cleanup

The primary contaminants of concern are volatile organic compounds (VOC), pesticides, heavy metals, solvents in groundwater, soils, sediments, and surface water. The Army will continue to operate four groundwater pump and treatment systems until the contaminants of concern are below the established cleanup standards. Additionally, the Army will monitor land use controls (LUCs) established as a result of Army cleanup actions. The Army has been coordinating cleanup actions with both the U.S. Environmental Protection Agency and the Minnesota Pollution Control Agency (MPAC) and continues to work closely with the environmental regulators to resolve the remaining environmental issues.

Property Conveyed (2,141 of 2,306 total acres) by Authority

PBC	
Recipient	Acres
Ramsey County	115.4
State	36.9
Total	152.3

Negotiated Sale	
Recipient	Acres
Ramsey County	397.0
Commercial	23.5
Total	420.5

Spec. Legislation	
Recipient	Acres
Ramsey County	39.8
City of Arden Hills	6.9
Total	46.7

Fed-to-Fed	
Recipient	Acres
National Guard Bureau	1,521.0
Total	1,521.0

Property Conveyance Plan

The following table provides the projected schedule for property conveyances at Twin Cities AAP:

Conveyance	Total Acres	Disposal FY	Recipient	Conveyance Authority
1 Parcel	92.8	2016	Ramsey County	PBC
1 Parcel	42.6	2016	Ramsey County	NS
1 Parcel	30.0	2017	Ramsey County	NS

As of 1 October 2015

Volunteer AAP, Tennessee

Property Description

Volunteer Army Ammunition Plant (VOAAP) is located in the southeast corner of Tennessee, occupying 6,439 acres in eastern Hamilton County and lying approximately 10 miles northeast of central Chattanooga, TN. At the time of closure, approximately 60 percent of the total installation area was covered by forest with the remaining acreage consisting of improved, semi-improved, and unimproved areas adjacent to administrative and former manufacturing areas. Post-closure redevelopment includes parks and recreation facilities, commercial activities and an industrial park, which is home to a recently constructed Volkswagen assembly plant.



History

VOAAP was established in 1941 as one of the 60 munitions production facilities established between May 1940 and December 1941. The Army acquired the land in a right of eminent domain process. VOAAP operated in World War II, Korean and Vietnam War periods, being sequentially reactivated in response to operational requirements. Although plans were made for reactivation in 1995, these plans were never fulfilled. The last batch process production lines for TNT were closed in 1975, and, in 1977, TNT production at VOAAP ceased altogether.

In 1997, the Army's determination of excess made 6,439 acres available for reuse.

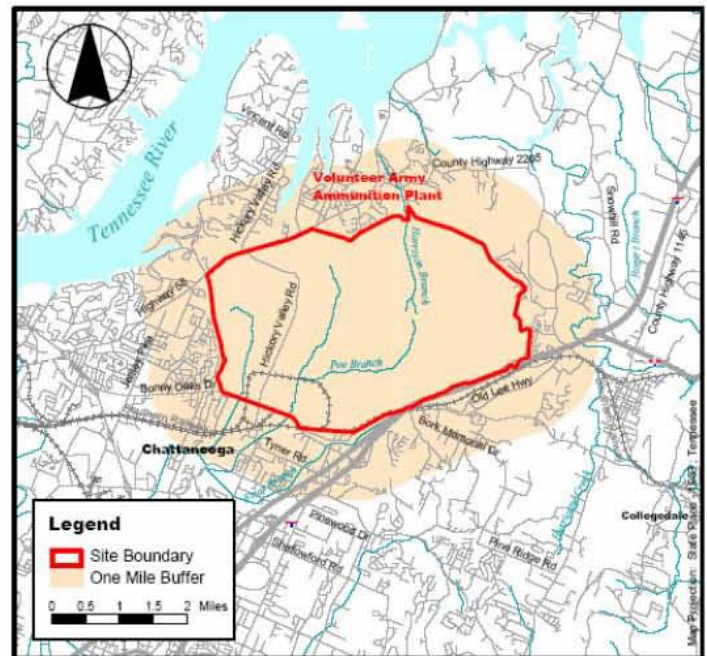
In October 1998, Congress enacted special legislation under Public Law 105-261 that permitted the Secretary of the Army to convey, at fair market value, approximately 1,033 acres at VOAAP for the purpose of developing the parcel as an industrial park.

In October 2002, responsibility for environmental cleanup operations and property conveyance were transferred from the Army Materiel Command to the ACSIM BRAC Division.

The 2005 BRAC Commission Recommendation #43 closed the Guerry U.S. Army Reserve Center, Chattanooga, TN, and Bonny Oaks U.S. Army Reserve Center, Chattanooga, TN and relocated the units into a new Armed Forces Reserve Center on VOAAP.

Caretaking

There is no on-site caretaker staffing requirement.



Base Map Source: 1995 TIGER/Line Files

Volunteer AAP, Tennessee

Environmental Cleanup

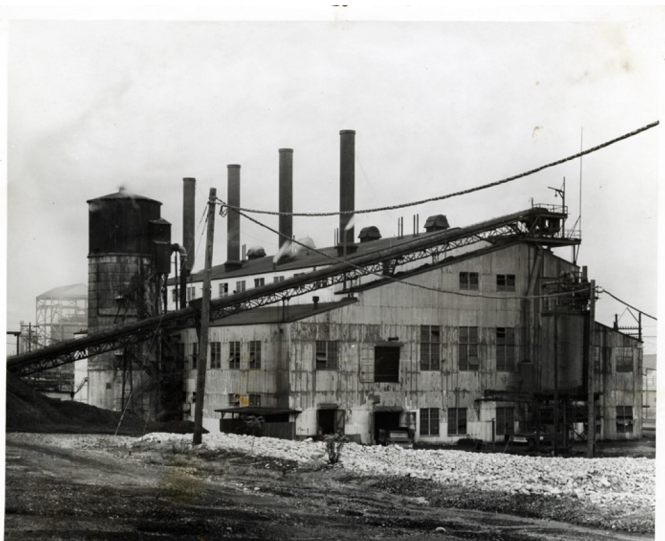
Although measures were used to limit contamination during the several phases of production at VOAAP, the massive amounts of TNT produced to meet operational requirements for three wars (1,765 million pounds of TNT for the Vietnam War alone) generated significant environmental pollution. The remedial action is in place. Estimated completion with long-term monitoring (LTM) is FY2044, at a total cost of \$37M. LTM (required for groundwater, asbestos burial pits, and landfills) will remain an ongoing Army responsibility.

Property Conveyed (6,439 of 6,439 total acres) by Authority

Spec. Legislation/Sale		Negotiated Sale		PBC	
Recipient	Acres	Recipient	Acres	Recipient	Acres
City of Chattanooga & Hamilton County (CCHC)	1,009.2	CCHC	1,980.1	Hamilton County	139.5
		East Side Utility	163.5	CCHC	2,919.8
Total	1,009.2	Total	2,143.6	Tennessee DOT	37.0
				University of TN	189.9
				Total	3,286.2

Property Conveyance Plan

On 27 February 2015, the final 128 excess acres were conveyed via PBC through the U.S. Forest Service to the City of Chattanooga & Hamilton County thereby completing the disposal of property at VOAAP.



Original VOAAP Power Plant

